



**REDEVELOPMENT AGENCY MEETING  
CITY HALL, 400 STEWART AVENUE  
COUNCIL CHAMBERS  
CITY OF LAS VEGAS INTERNET ADDRESS: <http://www.lasvegasnevada.gov>  
WEDNESDAY, FEBRUARY 16, 2005  
9:00 A.M.  
(Following Morning Session of the City Council Meeting)**

ALL ITEMS ON THIS AGENDA ARE SCHEDULED FOR ACTION UNLESS SPECIFICALLY NOTED OTHERWISE.

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT [www.kclv.tv](http://www.kclv.tv). THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE WEDNESDAY OF THE MEETING AT 8:00 PM, AND ALSO ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 1:00 PM.

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
- 1. APPROVAL OF THE MINUTES BY REFERENCE FOR THE MEETING OF DECEMBER 1, 2004
- 2. DISCUSSION AND POSSIBLE ACTION TO RE-ALLOCATE \$500,000 FROM THE REDEVELOPMENT AGENCY SPECIAL REVENUE FUND TO FUND AN ENTERTAINMENT DISTRICT VISUAL IMPROVEMENT PROGRAM FOR THE REAL PROPERTIES LOCATED WITHIN THE DOWNTOWN ENTERTAINMENT OVERLAY DISTRICT - WARD 5 (WEEKLY)
- 3. DISCUSSION AND POSSIBLE ACTION REGARDING AN EXCLUSIVE NEGOTIATING AGREEMENT BETWEEN THE CITY OF LAS VEGAS, THE LAS VEGAS REDEVELOPMENT AGENCY, AND ALPHA OMEGA STRATEGIES, INC., FOR CERTAIN PROPERTIES LOCATED AT AND AROUND 1501 NORTH DECATUR, APNS 138-25-503-006, 138-25-515-000, AND 138-25-516-000 - WARD 1 (TARKANIAN) [NOTE: THIS IS A COMPANION ITEM TO CITY COUNCIL ITEM 72]
- 4. DISCUSSION AND POSSIBLE ACTION REGARDING A THIRD AMENDMENT TO THE DISPOSITION AND DEVELOPMENT AGREEMENT ALLOWING 100 PERCENT OF THE UNITS IN THE L'OCTAINE URBAN APARTMENTS TO BE AFFORDABLE UNITS LOCATED AT THE SOUTHEAST CORNER OF LAS VEGAS BOULEVARD AND GASS STREET (APN 139-34-401-002) - WARD 5 (WEEKLY)
- 5. DISCUSSION AND POSSIBLE ACTION REGARDING AN AGREEMENT TO NEGOTIATE EXCLUSIVELY (ENA) WITH THE SIMAYOF GROUP PROPERTIES, LLC, REGARDING NEGOTIATION OF A DISPOSITION AND DEVELOPMENT AGREEMENT FOR THE REAL PROPERTIES LOCATED AT 501 SOUTH FOURTH STREET AND 500 LAS VEGAS BOULEVARD, APNS 139-34-303-002, 139-34-311-152 (RECEIPT OF \$100,000 EARNEST MONEY DEPOSIT) - WARD 1 (TARKANIAN)

CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE REDEVELOPMENT AGENCY. NO SUBJECT MAY BE ACTED UPON BY THE REDEVELOPMENT AGENCY UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

**continued**

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Facilities are provided throughout City Hall for the convenience of disabled persons. Special equipment for the hearing impaired is available for use at meetings. If you need an accommodation to attend and participate in this meeting, please call the City Clerk's office at 229-6311 and advise of your need at least 48 hours in advance of the meeting. The City's TDD number is 386-9108.

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS:

City Clerk's Bulletin Board, City Hall Plaza, 2nd Floor Skybridge  
Court Clerk's Office Bulletin Board, City Hall Plaza  
Las Vegas Library, 833 Las Vegas Boulevard North  
Clark County Government Center, 500 S. Grand Central Parkway  
Grant Sawyer Building, 555 E. Washington Avenue